

James Andrew Polt  
Name  
1281 E. 19th Ave. Apt. D-210  
Anchorage, AK 99501  
Mailing address  
→ none →  
Telephone

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APR 18 2023

CLERK, U.S. DISTRICT COURT  
ANCHORAGE, AK

IN THE UNITED STATES DISTRICT COURT  
FOR THE DISTRICT OF ALASKA

James Andrew Polt  
(Full name of plaintiff in this action)  
Plaintiff,

vs.

Alaska Housing Finance Corporation,  
\_\_\_\_\_,  
\_\_\_\_\_,  
\_\_\_\_\_,  
\_\_\_\_\_

(Full names of ALL defendant(s) in this action.  
Do NOT use *et al.*)

Defendant(s).

Case No. 3:23-cv-00081-SLG

(To be supplied by the Court)

PRO SE COMPLAINT

for/under  
(NON-PRISONERS)  
(Type of complaint)

A. Jurisdiction

Jurisdiction in the United States District Court for the District of Alaska is invoked under:  
THE CIVIL RIGHTS ACT 42 U.S.C. § 1983,  
(Federal Question).

**B. Parties**

1. The Plaintiff is James Andrew Post, who presently resides at 1281 E. 19th Ave. Apt. D-210 Anchorage, AK 99501.  
(Print Name)  
(Address)

2. Defendants:

Defendant No. 1, Alaska Housing finance Corporation, is a corporation citizen of State of Alaska.  
(Name)  
(City/State)  
for \_\_\_\_\_.  
(Job Title, if applicable) (Employer/agency, if applicable)

Defendant No. 2, \_\_\_\_\_, is a citizen of \_\_\_\_\_, who works as a  
(Name)  
(City/State)  
for \_\_\_\_\_.  
(Job Title, if applicable) (Employer/agency, if applicable)

Defendant No. 3, \_\_\_\_\_, is a citizen of \_\_\_\_\_, who works as a  
(Name)  
(City/State)  
for \_\_\_\_\_.  
(Job Title, if applicable) (Employer/agency, if applicable)  
(City and State)

Defendant No. 4, \_\_\_\_\_, is a citizen of \_\_\_\_\_, who works as a  
(Name)  
(City/State)  
for \_\_\_\_\_.  
(Job Title, if applicable) (Employer/agency, if applicable)

Defendant No. 5, \_\_\_\_\_, is a citizen of \_\_\_\_\_, who works as a  
(Name)  
(City/State)  
for \_\_\_\_\_.  
(Job Title, if applicable) (Employer/agency, if applicable)

**C. Causes of Action** (Briefly describe the facts you consider important to each claim. State what happened clearly and briefly, in your own words. DO NOT cite legal authority or argument. Be certain to describe exactly what each defendant, by name, did to support each claim for relief.)

Claim 1: On or about 4-21-2021

\* I have a medical Condition called Hyperacusis,

(Date or Period of Time)

(Supporting facts)

My name is James Andrew Post. I live in Chugach Manor Apts. 1281 E. 19th Ave. in Apt. D-21D, Anchorage AK 99501. Chugach Manor is a public housing

Apt. Complex owned and operated by the Defendant Alaska Housing Finance Corporation (AHFC). In this

claim I here allege that defendant AHFC has (SUBCONSCIOUSLY) RETALIATED AGAINST THE PLAINTIFF FOR FILING 2011 and 2014 (HYPERACUSIS) DISCRIMINATION CASES IN FEDERAL COURT IN

Anchorage those cases involved slighter type noises, bumps against walls, banging cabinets, etc. etc. AHFC's

position in those lawsuits was those are slighter type everyday noises any time of day. Then all of a sudden

in 2015 I guess they decided to start (enforcing) those types of noises from 10 p.m to 7 a.m during

quiet-time hours at Chugach Manor. They gave me one quiet-time reprimand in 2015 and I didn't think much about it. Key Fob turned the door lock left it on my door. In 2020 AHFC put the Quiet Time program more

formally in the lease packet, it had been an insert page, before that. Quickly back to the 2015 event,

I had been using a walking stick in my apt. during those quiet time hrs. and the tapping of the stick on

the floor was disturbing the neighbor below my 2nd flr. apt.) .. In 2020 when AHFC put the Quiet Time

program in the regular lease packet, -- they declared that Quiet time violations are considered

SERIOUS VIOLATIONS of the lease. In April 2021

I received 1 quiet time reprimand for tapping

on my kitchen counter and lightly bumping my

kitchen cabinets that was around April 2nd. the neighbor lady left off my apt. complained it was

loud in her bedroom, the tapping or bumping? I asked AHFC Chugach Manor Mgr. Leanne Abel. She said I don't

know, --- just stop ~~the~~ drum playing, (IS) what I was doing on my kitchen counter with the cabinets, but it was

real light. So I thought to myself. It's got to be the cabinets under the kitchen counter bumping and traveling

into the neighbor lady's apt.

Continued →

# \*NOT APPLICABLE

On or about

(Date or Period of Time)

(Supporting facts)

## CLAIM 1 continued.

so I started instead, to use, the kitchen cabinets on the other side, of the kitchen space where the sound wouldn't be linked into that common wall, that links the other kitchen cabinets in with neighbor lady's apt. unit. -- so I start using the other cabinets, and about 3 wks. later, another complaint from the neighbor lady. And then Chugach Manor Apt. Mgr. Leanne Abel left a 2nd Quiet time reprimand on my apt. door, ... Leanne had also left the 1st quiet time reprimand on my apt. door.  
... Sometime after getting that 2nd reprimand on April 21<sup>st</sup>, 2021, I began to worry about these SERIOUS VIOLATIONS TO the lease that are accumulating on my apt. record and now at this point I think AHFC is SUBCONSCIOUSLY RETALIATING against me, by all of a sudden using those everyday noises as SERIOUS VIOLATIONS in the Quiet time program. ... its just kind of creepy, really, And I'm not saying YUCKY type creepy, but more of a Alfred Hitchcock type ... creepy. ... kind of spine tingling, kind of neutral, not good, or bad spine tingling. I'm alleging that its more likely than not that AHFC is RETALIATING against me, subconsciously, meaning, "its not in their thoughts ... but it is in their actions, ... they don't purposely mean to be RETALIATORY. Yet their actions still dictate that fact of such RETALIATIVE actions, because I filed DISCRIMINATION cases against AHFC in 2011 and 2014. And I am being injured now by AHFC'S RETALIATORY actions concerning the same slighter type sounds that were at issue in the 2011 and 2014 court cases in Federal District Court Anchorage, AK.

~~The Amm~~ = 's correction marks,

\*Not applicable

Claim 3: On or about

(Date or Period of Time)

### (Supporting facts)

#### D. Request for Relief

Plaintiff requests that this court grant the following relief:

1. Damages in the amount of \$ \_\_\_\_\_
2. Punitive damages in the amount of \$ \_\_\_\_\_
3. An order requiring defendant(s) to Stop the Retaliatory actions of the Defendant. NO MORE  
QUIET TIME REPRIMANDS for Slighter type sounds, should be given to the plaintiff.
4. A declaration that \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

5. Other:  
\_\_\_\_\_  
\_\_\_\_\_

Plaintiff demands a trial by \_\_\_\_\_ Jury  Court. (Choose one)

#### DECLARATION UNDER PENALTY OF PERJURY

The undersigned declares under penalty of perjury that s/he is the plaintiff in the above action, that s/he has read the above complaint and that the information contained in the complaint is true and correct.

James Andrew Bolt  
Plaintiff's Original Signature

James Andrew Bolt

(Plaintiff's Full Name)  
Executed at 222 W. 7th Ave.  
Anchorage, AK 99501 on 4-18-23  
(Location) (Date)

A handwritten signature in black ink, appearing to read "John Doe".